

NO TRANSFER
TAX PAID

Doc # 2004026812
Book 8095 Page 0331

WARRANTY DEED
MAINE STATUTORY SHORT FORM
(Joint Tenancy)

43-225

KNOW ALL MEN BY THESE PRESENTS, that I, PAULINE MARCUCCI of South Portland, County of Cumberland, State of Maine, and ROBERT A. MALTAIS of Clearfield, County of Clearfield, State of Pennsylvania, for consideration paid, GRANT to PAULINE MARCUCCI of South Portland, County of Cumberland, State of Maine, whose mailing address is 229 South Richland Street, South Portland, Maine 04106 and ROBERT A. MALTAIS of Clearfield, County of Clearfield, State of Pennsylvania, whose mailing address is 505 Clearfield Street, Clearfield, Pennsylvania 16830, with WARRANTY COVENANTS as JOINT TENANTS the real property in Waterville, County of Kennebec, State of Maine. as follows:

See Exhibit A attached hereto and made a part hereof.

Reserving and excepting therefrom however, to Alice Maltais the full use, control and possession of the within described premises for and during her natural life.

IN WITNESS WHEREOF, the said PAULINE MARCUCCI and ROBERT A. MALTAIS have set their hands and seals this 12th day of August, 2004.

Witness:

Charles P. Bean
to be

Pauline A. Marcucci
Pauline A. Marcucci

Robert A. Maltais
Robert A. Maltais

State of Maine
Cumberland, ss

August 12, 2004

Then personally appeared the above-named Pauline Marcucci and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Cheryl D.G. Bartlett
Notary Public/Attorney at Law

CHERYL D.G. BARTLETT
Notary Public, Maine
(Print Name) My Commission Expires December 31, 2008

State of Pennsylvania
Clearfield, ss

August 24, 2004

Then personally appeared the above-named Robert A. Maltais and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Karen L. Stacker
Notary Public/Attorney at Law

RECORDED OF DEEDS
KAREN L. STACKER
(Print Name)

MY COMMISSION EXPIRES
FIRST MONDAY IN JANUARY 2008

SEAL

2 Charles Bean
91 Ocean St
Portland Me
04106

43-225

Exhibit A

The following lot or parcel of land situated in the City of Waterville, County of Kennebec and State of Maine, bounded and described as follows:

Commencing at the southwesterly corner of land now or formerly of Clara Smart, being the southeasterly corner of land now or formerly of Antonio Pilon, located on the southerly side of Western Avenue; thence running westerly in a straight line and in the same course of the southerly line of the said Smart land to an iron pin in the easterly line of a proposed street leading southerly from Western Avenue; thence southerly along the easterly line of said proposed street fifty (59) (sic) feet to an iron pin in the ground; thence easterly in a straight line parallel with the first mentioned boundary line ninety (90) feet to an iron pin; thence running northerly in a straight line fifty (50) feet to the point of beginning; also a right of way in common with others over said proposed street. The above described land shall be conveyed subject to the following restrictions: No huts, shacks or shanties shall be built or erected on said land, (no dwelling house shall be built or erected on said land that will cost when completed less than two thousand dollars, and no part of said dwelling house or garage thereon shall be nearer to the easterly line of said proposed street than fifteen (15) feet at right angles therefrom, and no store house shall be placed on said land.)

Being the same premises conveyed to Pauline Marcucci and Robert A. Maltais, Jr. by deed of Alice Maltais dated November 26, 1991 and recorded in the Kennebec County Registry of Deeds in Book 4016 Page 97.

Received Kennebec SS.
08/30/2004 10:25AM
Pages 2 Attest:
BEVERLY BUSTIN-WATHEWAY
REGISTER OF DEEDS